

STATE OF TEXAS §  
COUNTIES OF POTTER §  
AND RANDALL §  
CITY OF AMARILLO §

On the 10<sup>th</sup> day of August 2015, the Amarillo Planning and Zoning Commission met in a work session in Room 206, second floor of City Hall, at 2:45 PM to review agenda items, then convened in regular session at 3:00 PM in the City Council Chamber on the third floor of City Hall, 509 East 7th Avenue, Amarillo, Texas, with the following members present:

VOTING MEMBERS	PRESENT	NO. MEETINGS HELD	NO. MEETINGS ATTENDED
David Craig, Chairman	Y	95	76
Dean Bedwell	Y	162	153
Mike Good, Vice-Chairman	Y	77	57
Anthony Ledwig	Y	77	66
Mark Rowh	Y	30	23
Rob Parker	N	30	25

PLANNING DEPARTMENT STAFF:                      Cris Valverde, Senior Planner  
Kelley Shaw, Planning Director                      Jan Sanders, Recording Secretary

Chairman Craig opened the meeting, established a quorum and conducted the consideration of the following items in the order presented. Kelley Shaw, Planning Director, read the staff reports, and gave the recommendations for each item.

ITEM 1:                      Approval of the minutes of the July 27, 2015 meeting

A motion to approve the minutes of the July 27, 2015 meeting was made by Commissioner Bedwell, seconded by Commissioner Ledwig, and carried 4:0:1 with Commissioner Craig abstaining.

ITEM 2:                      Z-15-18 Rezoning of Lots 1A thru 9A, Block 3 and Lots 1A thru 9A, Block 4 all in Town Square Unit No. 2 Amd., Section 63, Block 9, BS&F Survey, Randall County, Texas, plus one-half of all bounding streets, alleys, and public ways to change from Residential District 1 to Residential District 3. (Vicinity: Nancy Ellen St. & Hillside Rd.)  
APPLICANT: Seth Williams

Mr. Shaw stated the applicant is requesting a zoning change in order to increase lot coverage from 45 to 65 percent, and decrease front yard setbacks from 25’ to 15’. Mr. Shaw advised staff feels the request is appropriate and would recommend approval as submitted.

A motion to approve Z-15-18 was made by Commissioner Good, seconded by Commissioner Ledwig and carried unanimously.

ITEM 3:                      P-15-39 Sun Air Estates Unit No. 6, a suburban subdivision to the City of Amarillo being a replat of a portion of Lot 2, Block 2, Sun-Air Estates Unit No. 1, in Section 36, Block 9, BS&F Survey, Randall County, Texas. (2.00 acres)(Vicinity: Soncy Rd. and Norahs Rd.)  
DEVELOPER(S):Robert Carter  
SURVEYOR: Daryl Furman

Mr. Shaw stated the plat is not ready for consideration today, but the applicant had submitted a waiver of 30 day action request. This plat will be given a maximum of an additional 60 days before consideration.

ITEM 4: P-15-40 Webb Subdivision Unit No. 3, an addition to the City of Amarillo being an unplatted tract of land in Section 166, Block 2, AB&M Survey, Potter County, Texas. (4.11 acres)(Vicinity: Dumas Dr. and Hastings Ave.)  
DEVELOPER(S):Hugo Robles  
SURVEYOR: Daryl Furman

Mr. Shaw stated the plat is not ready for consideration today, but the applicant had submitted a waiver of 30 day action request. This plat will be given a maximum of an additional 60 days before consideration.

ITEM 5: P-15-41 Ridgemere Unit No. 3, an addition to the City of Amarillo being a replat of Lots 10 and 11, Block 23, Ridgemere Addition in Section 137, Block 2, AS&M Survey, Potter County, Texas. (0.39 acres)(Vicinity: Rule St. and Ridgemere Blvd.)  
DEVELOPER(S):Luis Campos  
SURVEYOR: Daryl Furman

Mr. Shaw stated the plat is not ready for consideration today, but the applicant had submitted a waiver of 30 day action request. This plat will be given a maximum of an additional 60 days before consideration.

ITEM 6: P-15-42 The Colonies Unit No. 65, an addition to the City of Amarillo being an unplatted tract of land in Section 40, Block 9, BS&F Survey, Randall County, Texas. (3.32 acres)(Vicinity: Hillside Rd. and Greenways Dr.)  
DEVELOPER(S):Steven Adee  
SURVEYOR: Robert Keys

Mr. Shaw stated the plat is not ready for consideration today, but the applicant had submitted a waiver of 30 day action request. This plat will be given a maximum of an additional 60 days before consideration.

ITEM 7: P-15-43 Highland Park Village Unit No. 3, an addition to the City of Amarillo being a replat of a portion of Lot 1, Block 23, Highland Park Village in Section 39, Block 2, AB&M Survey, Potter County, Texas. (1.38 acres)(Vicinity: J Ave. and Golden Dr.)  
DEVELOPER(S): Joe Bob McCartt  
SURVEYOR: Robert Keys

Mr. Shaw stated the plat is not ready for consideration today, but the applicant had submitted a waiver of 30 day action request. This plat will be given a maximum of an additional 60 days before consideration.

ITEM 8: P-15-44 Western Express Unit No. 24, an addition to the City of Amarillo being a replat of a portion of Lot 4, Block 7, Western Express Unit No. 19 and a portion of Lots 3 and 5, Block 7, Western Express Unit No. 18, in Section 229, Block 2, AB&M Survey, Randall County, Texas. (0.92 acres)(Vicinity: Western St. and Interstate-Highway 27)  
DEVELOPER(S):Robin Harden  
SURVEYOR: Kevin Brown

Chairman Craig stated that the plat was signed by the Assistant City Manager of Development Services on August 10, 2015.

ITEM 9: P-15-45 Town Square Unit No. 4, an addition to the City of Amarillo being a replat of Lots 2A thru 9A, Block 3 and Lots 1A thru 9A, Block 4, Amended Town Square Unit No. 2 in Section 63, Block 9, BS&F Survey, Randall County, Texas. (3.12 acres)(Vicinity: Hillside Rd. and Nancy Ellen St.)  
DEVELOPER(S):Perry Williams  
SURVEYOR: Matt Thomas

Mr. Shaw stated the plat is not ready for consideration today, but the applicant had submitted a waiver of 30 day action request. This plat will be given a maximum of an additional 60 days before consideration.

**CARRY OVERS:**

ITEM 10: P-15-36 The Colonies Unit No. 64, an Addition to the City of Amarillo being an unplatted tract of land in Section 40, Block 9, BS&F Survey, Randall County, Texas. (2.69 acres)(Vicinity: Hillside Rd. and Greenways Dr.)  
DEVELOPER(S): Josh Langham  
SURVEYOR: Matt Thomas

Chairman Craig stated that the plat was signed by the Assistant City Manager of Development Services on August 7, 2015.

ITEM 11: P-15-37 Commercial Acres Unit No. 10, an Addition to the City of Amarillo, being a replat of a portion of Lot 2, Block 3, Commercial Acres Unit No. 3, in Section 27, Block 9, BS&F Survey, Potter County, Texas. (0.43 acres)(Vicinity: Wolflin Ave. and Howard Dr.)  
DEVELOPER(S): George Nies  
SURVEYOR: Robert Keys

Chairman Craig stated that the plat was signed by the Assistant City Manager of Development Services on August 7, 2015.

ITEM 12: P-15-38 Tull Addition Unit No. 2.

No action was taken on this plat.

**PENDING ITEMS:**

ITEMS 13-23: P-11-31 Sundown Acres Unit No. 6, P-12-45 Redstone Addition Unit No. 1, P-12-52 Bownds Industrial Park Unit No. 1, P-13-72 Park Hills Unit No. 2, P-14-25 Arrowhead Addition Unit No. 8, P-14-28 Silverpointe Addition Conceptual Development Plan, P-14-41 Skyline Terrace Unit No. 12, P-14-72 The Colonies Unit No. 59, P-14-75 Madden Addition Unit No. 6, P-14-91 Coulter Acres Unit No. 16, P-14-96 Lonesome Dove Estates Unit No. 7.

No action was taken on these plats.

ITEM 24: P-15-03 The Colonies Unit No. 62, an addition to the City of Amarillo, being an unplatted tract of land out of Section 40, Block 9, BS&F Survey, Randall County, Texas. (34.55 acres)(Vicinity: Wesley Rd. & Liberty Circle North  
DEVELOPER(S): Les Hoyt  
SURVEYOR: Robert Keys

A motion to approve P-15-03 was made by Commissioner Good, seconded by Commissioner Bedwell and carried unanimously.

ITEMS 25-30: P-15-07 Canode-Com Park Unit No. 45, P-15-09 Ridgeview Medical Center Unit No. 23, P-15-10 Reed's Unit No. 1, P-15-21 Plemons Addition Unit No. 17, P-15-22 Hillside Terrace Estates Unit No. 24, P-15-32 Hamilton & Hamilton Addition Unit No. 1.

No action was taken on these plats.

ITEM 31: P-15-33 Sam B. Dannis' Subdivision Unit No. 7, an addition to the City of Amarillo, being a replat of all of Sam B. Dannis' Subdivision Unit No. 6, in Section 122, Block 2, AB&M Survey, Potter County, Texas. (6.39 acres)(Vicinity: SE 25th Ave. & Grand St.)  
DEVELOPER(S): Artur Budzynski  
SURVEYOR: Daryl Furman

Chairman Craig stated that the plat was signed by the Assistant City Manager of Development Services on August 7, 2015.

ITEM 32: P-15-34 The Vineyards Unit No. 4.

No action was taken on this plat.

ITEM 33: Public Forum: Time is reserved for any citizen to comment on City zoning or planning concerns; however, the Commission can take no action on any issue raised.

No comments were made.

ITEM 34: Discuss Items for Future Agendas

No further comments were made and the meeting was adjourned at 3:12 P.M.

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Kelley Shaw, Secretary  
Planning & Zoning Commission